



CITY OF EASTON

123 S 3<sup>rd</sup> Street  
Easton, Pennsylvania 18042  
phone 610-250-6724 - fax 610-250-6607 - e-mail codes@easton-pa.gov

SWIMMING POOL

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SITE ADDRESS: \_\_\_\_\_

OWNER: \_\_\_\_\_

MAILING ADDRESS: \_\_\_\_\_

PHONE # \_\_\_\_\_ EMAIL \_\_\_\_\_

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*Swimming Pool:* Any structure intended for swimming, recreational bathing or wading capable of containing water over twenty-four inches (24") deep. This includes in-ground, above ground and on-ground pools; hot tubs, spas, wading pools, inflatable and collapsible pools. Prefabricated swimming pools accessory to single family dwellings which are **less** than twenty-four inches (24") deep and do **not** exceed 5,000 gallons and are installed entirely above ground are **not** regulated herein. **PLEASE NOTE THAT SIMPLY NOT FILLING A POOL THAT IS CAPABLE OF CONTAINING OVER 5,000 GALLONS AND OVER 24" IN WATER DEPTH TO CAPACITY DOES NOT EXCLUDE IT FROM THESE REGULATIONS.**

Such uses are permitted in rear yards only, shall be completely enclosed with a four foot (4') high fence (**see no. 5. below**) and shall be set back at least six feet (6') from the rear lot line, six feet (6') from the side lot line and four feet (4') from any other structure.

Construction of swimming pools is subject to zoning and planning requirements as well as other applicable codes and ordinances.

- 1. Site Diagram** - Show all existing buildings and proposed construction. Indicate distances from all lot lines, square footage and proposed construction lot boundaries. Note an existing fence or location of proposed fence.
- 2. Plans** - Submit the building and electrical permit applications along with two (2) sets of plans to the Building Department. A building permit is also required if you plan to build a deck in conjunction with your pool.
- 3. Pool Construction** - Submit, in detail and with drawings, a cross section of the construction including any equipment pads or pump house. Indicate depths and size of pool.
- 4. Electrical** - Submit details on electrical sources, lighting, etc.  
Underground wiring shall not be installed under or within the area extending five feet (5') horizontally from the inside walls of pools and outdoor hot tubs and spas except where the wiring is installed to supply equipment for same.  
Receptacles:
  - Location:** A single, locking and grounding type receptacle which is protected by ground fault circuit interrupters and run in conduit, is required for the pump motor which shall be located not closer than five feet (5') nor more than ten feet (10') from the pool, this measurements from the inside walls of the pool. Other receptacles shall not be located less than ten feet (10') from the inside walls of the pool.
  - Where Required:** At least one 125 volt 15 or 20 ampere convenience duplex receptacle supplied by a general purpose branch circuit shall be located a minimum of ten feet (10') from and not more than twenty feet (20') from the inside walls of the pool. This receptacle shall not be located more than six feet, six inches (6' - 6") above the floor, platform or grade level serving the pool, spa or hot tub.
  - GFCI Protection:** All receptacles located within twenty feet (20') of the inside walls of the pool, spa or hot tub shall be protected by a ground fault circuit interrupter.

- 5. Fencing** - Submit details on fencing as required by City Ordinance.

Basic Requirements:

- Pools with a depth of twenty-four inches (24") or more must have a fence around entire pool area four feet (4') in height with a self closing gate and key-operated lock.

- b. A pool with four feet (4') above ground need not have a fence if it has:
  - 1. A totally removable ladder that must be removed while the pool is not in use.
  - 2. A folding stairway leading to the pool that is locked in an upward position while the pool is not in use.
  - 3. If the above are not met, a four foot (4') fence must be provided around the entire pool area.

*Note:* The permanent fence must be installed prior to filling the pool.

*Note:* Temporary fencing should be provided around excavation during construction. Snow fence is acceptable.

*Note:* Generally, pool contractors will provide plans and specifications in sufficient detail to satisfy the above requirements.

## 6. Alarm –

**3109.4.1.8 - Dwelling unit wall as a barrier.** Where a wall of a dwelling serves as part of the barrier, one of the following shall apply:

- a. Doors with direct access to the pool through that wall shall be equipped with an alarm which produces an audible warning when the door and its screen are opened. The alarm shall sound continuously for a minimum of thirty (30) seconds immediately after the door is opened and be capable of being heard throughout the house during normal household activities. The alarm shall automatically reset under all conditions. The alarm shall be equipped with a manual means to temporarily deactivate the alarm for a single opening. Such deactivation shall last no more than fifteen (15) seconds. The deactivation switch shall be located at least fifty four inches (54") above the threshold of the door.
- b. The pool shall be equipped with a power safety cover which complies with ASTM F 1346.
- c. Other means of protection, such as self-closing doors with self-latching devices, which are approved by the administrative authority shall be accepted so long as the degree of protection afforded is not less than the protection afforded by Section 3109.4.1.8, Item 1 or 2.

**3109.4.1.9 - Pool Structure as Barrier.** Where an aboveground pool structure is used as a barrier or where the barrier is mounted on top of the pool structure and the means of access is a ladder or steps, then the ladder or steps either shall be capable of being secured locked or removed to prevent access or the ladder or steps shall be surrounded by a barrier which meets the requirements of Sections 3109.4.1.1 through 3109.4.1.8. When the ladder or steps are secured, locked or removed any opening created shall not allow the passage of a four inch (4") (102mm) diameter sphere.

## 7. Required Inspections -

- a. All pools, spas and hot tubs require inspections. An electrical inspection must be performed prior to the covering or concealing of any electrical work servicing the pool. A final building inspection is required prior to using the pool. If a deck is constructed with the pool, additional inspections will be required.
- b. Construction work must be inspected in accordance with these instructions. This agency will carry out such periodic inspections during the progress of work as are necessary to insure that the work conforms to the approved plans and all applicable codes.
- c. The owner or other responsible person in charge of work must notify this agency when work is ready for any required inspection specified above. Request for inspections must be made at least forty-eight (48) hours prior to the time the inspection is desired. If the work is not completed as scheduled, you must cancel the inspection prior to 9:00 a.m. on the day scheduled. Inspections will be performed within two (2) business days of the time for which they are requested. The work must not proceed in a manner which will preclude the inspection until it has been made and approval given. Call the Bureau of Codes and Inspections at (610) 250-6724.

*The applicant certifies that all information on this application is correct and the work will be completed in accordance with the "approved" construction documents and PA Act 45 (Uniform Construction Code) and any additional approved building code requirements adopted by the Municipality. The property owner and applicant assume the responsibility of locating all property lines, setback lines, easements, rights-of-way, flood areas, etc. Issuance of a permit and approval of construction documents shall not be construed as authority to violate, cancel, or set aside any provisions of the codes or ordinances of the Municipality or any other governing body. The applicant certifies he/she understands all the applicable codes, ordinances and regulations.*

*I certify that the code administrator or the code administrator's authorized representative shall have the authority to enter areas covered by such permit at any reasonable hour to enforce the provisions of the code(s) applicable to such permit.*

**\$50.00 FILING FEE REQUIRED**

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Signature of Owner or Authorized Agent

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Date

SWIMMING POOL		ZONING USE ONLY
Check Use: <input type="checkbox"/> In Ground <input type="checkbox"/> Above Ground <input type="checkbox"/> Temp. Pool <input type="checkbox"/> Hot Tub		
Size of Pool: _____      Depth of Pool: _____		
Setbacks: Front Yard _____    Rear Yard _____    Left Side _____    Right Side _____		
Use of principal building on property: _____		
Distance between existing building(s) and proposed pool: _____, _____		
Sq. ft. of existing structures/patio/driveway: _____, _____ = _____		
Proposed Square Footage: _____ + Existing Square Footage _____ = _____		
Total Lot Size: _____      Existing Impervious surface ratio: _____ % Proposed impervious surface ratio _____ %		

FENCE		
Type of Fence: _____      Height of Fence: _____		
Will fence be located on a corner lot?    Yes <input type="checkbox"/> No <input type="checkbox"/>		
If yes, will fence comply with required with sight triangle?    Yes <input type="checkbox"/> No <input type="checkbox"/>		
Space between fence posts: _____ ft.      Depth of fence posts shall be 36”		
Is wall of house acting as barrier (requiring alarm)?    Yes <input type="checkbox"/> No <input type="checkbox"/>		

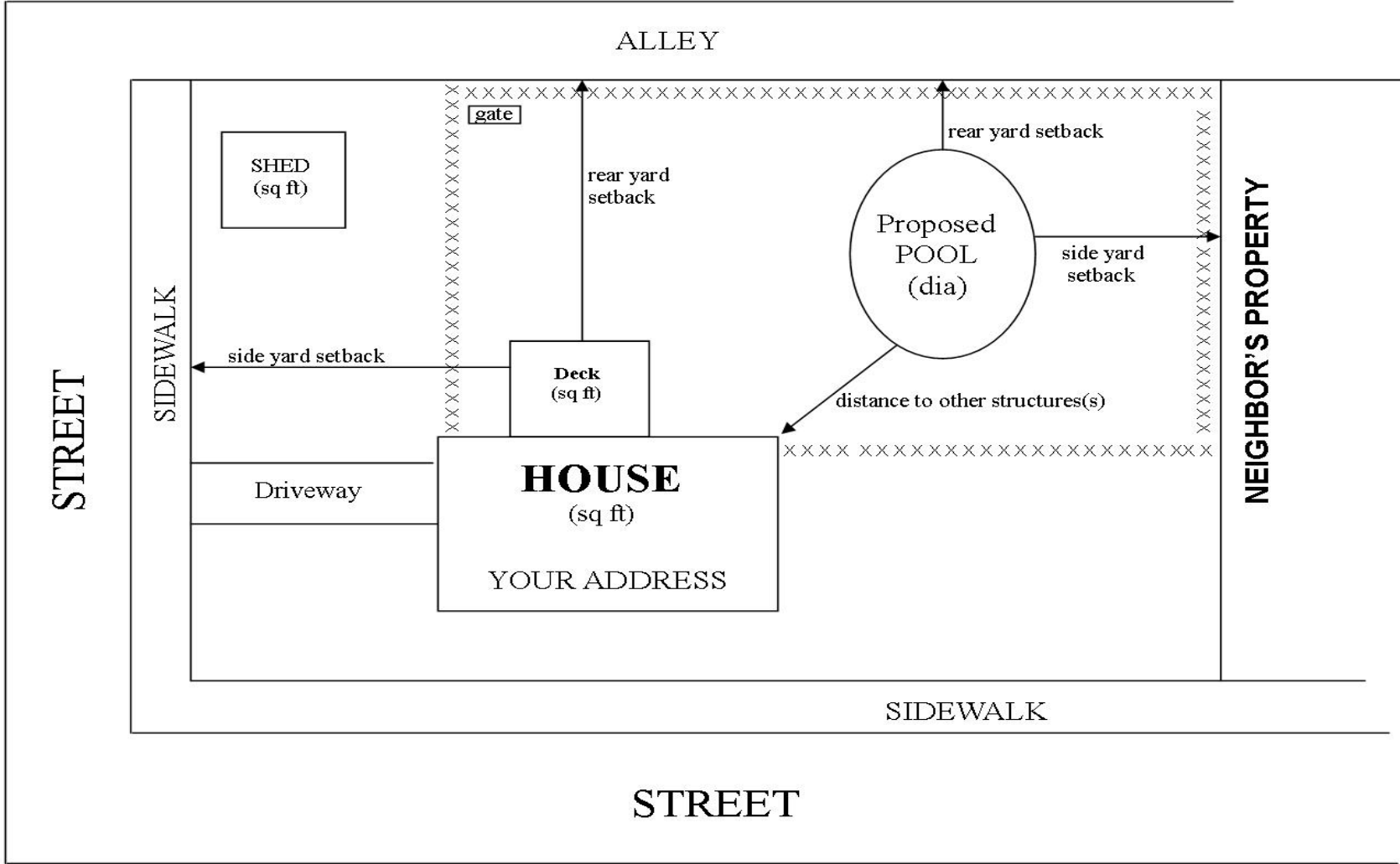
UNLESS AND UNTIL THE PROPER FENCING/BARRIER AND SELF LATCHING GATES ARE INSTALLED AND PROPER INSPECTIONS HAVE BEEN PERFORMED YOU MAY NOT USE THE POOL FOR SWIMMING PURPOSES. NO POOL IS CONSIDERED COMPLETE AND APPROVED FOR USE UNTIL THE FINAL INSPECTION IS PERFORMED. THEREFORE, IT IS IMPERATIVE THAT YOU BE SURE THAT THE FINAL INSPECTION HAS BEEN DONE.

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\*\*\*for office use only\*\*\*  
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INSPECTIONS				
required inspection	pass	fail	inspector	date
<input type="checkbox"/> Setback				
<input type="checkbox"/> Excavation and forming, and steel (if applicable)				
<input type="checkbox"/> Electrical inspection (rough and final)				
<input type="checkbox"/> Fence/alarm installation				
<input type="checkbox"/> Final				
<input type="checkbox"/> Other				

DATE REC'D:		DATE REVIEWED:		
FEE REC'D:		APPROVED <input type="checkbox"/>	DENIED <input type="checkbox"/>	REVIEWED BY:
REC'D BY:		COMMENTS:		
PERMIT NO:				
ZONING DISTRICT:				

# SAMPLE PLOT PLAN REQUIREMENTS FOR ACCESSORY SWIMMING POOLS



## SUBMIT PLOT PLAN WITH APPLICATION SHOWING THE FOLLOWING INFORMATION

- ◇ **MINIMUM DISTANCES:** Pools are permitted in rear yards only, shall be completely enclosed with a four foot (4') high fence and shall be set back at least six feet (6') from the rear lot line, six feet (6') from the side lot line and four feet (4') from any other structure.
- ◇ **PLAN MUST SHOW ALL PROPERTY LINES AND LOT DIMENSIONS:** lot width and lot depth
- ◇ **PLAN MUST SHOW ALL EXISTING STRUCTURES:** house, sheds, garages, etc. (and proposed pool)
- ◇ **PLAN MUST SHOW ALL POOL SETBACKS:** rear yard, side yard, distance to other structures
- ◇ **PLAN MUST SHOW PROPOSED FENCE OR EXISTING FENCE (xxxxxxx):** see page 1, item no. 6 for fence requirements